

## ORDINANCE C-14-05

### AN ORDINANCE TO AMEND THE ZONING TEXT FOR GATEWAY BUSINESS PARK EAST LOCATED NORTH OF STATE ROUTE 665, AS ADOPTED BY ORD. C-39-96

WHEREAS, on June 17, 1996, Council approved a Rezoning request for Gateway Business Park, located North of State Route 665, that included a Zoning Text; and

WHEREAS, on January 25, 2005, the Planning Commission recommended approval of amendments to said Zoning Text as submitted.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

**SECTION 1.** The Zoning Text for Gateway Business Park, located North of S.R. 665 and East of I-71, as adopted by Ordinance C-39-96, is hereby amended as shown in Exhibit "A", attached hereto and made a part hereof.

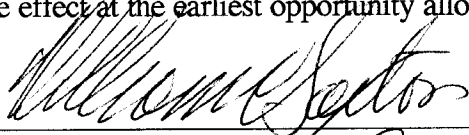
**SECTION 2.** This ordinance shall take effect at the earliest opportunity allowed by law.

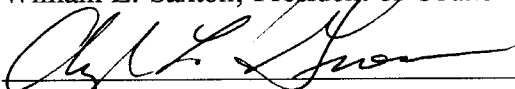
Passed: 04-04-05

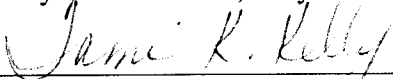
Effective: 05-04-05


Attest:

I Certify that this ordinance  
is correct as to form.

  
\_\_\_\_\_  
William E. Saxton, President of Council

  
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Cheryl L. Grossman, Mayor

  
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Tami K. Kelly, MMC, Clerk of Council

  
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Thomas R. Clark, Director of Law

C-14-05  
EXHIBIT "A"

**Minor Zoning Text Modification to  
Grove City Ordinance C-39-96**

**(Reference: Development Plan Application  
Mount Carmel Ambulatory Care Facility, Grove City, Ohio)**

**Date: January 19, 2005**

The Zoning Ordinance for Gateway Business Park East, Grove City, Ohio as accepted by Grove City Council on June 17, 1996 under Grove City Ordinance C-39-96 (attached hereto and made a part hereof as a reference) shall be modified as follows:

In the approved Development Standards for Gateway Business Park, the introduction statement on Page 1 shall be amended to read, "The following Subarea Descriptions and Development Standards by subarea shall be made part of the PUD-C and PUD-I zoning; as well as the landscape plans and subarea plan attached as exhibits. These development standards shall apply to all proposed developments in the Gateway Business Park and any modifications to said standards must be approved by City Council during the development plan process.

**Signage and Graphics:**

The "Signage and Graphics" section shall be modified as follows for all applicable Subareas:

"Signage shall be approved as part of the development plan process for each development and may vary from the requirements of Section 1145 of the Ordinances."

**All other provisions of Grove City Ordinance C-39-96 shall remain in full force and effect.**